Karen Johnson
Batch # 1453018
07/31/2026 03:12:02 PM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20260731-0070867

Grantee:
Loren Birdwell
1932 Springfield Hwy
Goodlettsville, TN 37072

This Instrument Prepared By:
Johnny C. Garrett, IV
[illegible]00 Willis Branch Rd
Goodlettsville, TN 37072

Send Tax Notice to:
Loren Birdwell
1932 Springfield Hwy
Goodlettsville, TN 37072

Map & Parcel: 006 00 0 071.00

EXECUTOR'S QUITCLAIM DEED ESTATE OF KAY DELORES GRAHAM TO SAMUEL CARL WILLIS

Joyce E. Haley died on December 21, 2020, leaving a will dated November 27, 2020. The Will was admitted to probate on March 26, 2021, in the Probate Court, Davidson County, Tennessee, Docket Number 21P112. Pursuant to a March 14, 2023 Order, Mike J. Urquhart was named the Personal Representative of the Estate of Joyce E. Haley. The Personal Representative, by signing this Deed, transfers the interest of the Personal Representative and that of the Estate of Joyce E. Haley in the subject real property to Loren Birdwell, pursuant to the Last Will and Testament of Joyce E. Haley dated November 27, 2020 and in accordance with the Court's Order of October 2, 2025 upholding the validity of said will. In accordance herewith, Mike J. Urquhart, as the Executor of the Estate of Joyce E. Haley, quitclaims to Loren Birdwell, all right, title, and interest in and to the following described real property in Davidson County, Tennessee:

BEING a tract of land in the 10th Civil District of Davidson County, Tennessee, known as Lot 1 of Birdwell Hills Estates of record in Book 6200, page 942, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description of the said property.

Being the same property conveyed Joyce E. Haley from Gary K. Birdwell and wife, Theresa H. Birdwell by Deed dated April 13, 2017, of record at Instrument Number 20170425-0040559, Register's Office for Davidson County, Tennessee.

This transfer is by Quitclaim and no warranties are made.

Witness my hand at Sumner County, Hendersonville, Tennessee, this 1 day of July, 2026.

ESTATE OF JOYCE E. HALEY

MIKE J URQUHART,
PERSONAL REPRESENTATIVE

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, a Notary Public in and for said County and State, Mike J. Urquhart, as Personal Representative of the Estate of Joyce E. Haley, who acknowledged that he executed the foregoing instrument for the purposes therein contained.

1st Witness my hand and official seal at Sumner County, Hendersonville, Tennessee, this day of July, 2026.

Notary Public

My Commission Expires: 04/01/2030

ALEXIS D. MALDONADO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
My Commission Expires April 01, 2030

STATE OF TENNESSE
COUNTY OF SUMNER

This instrument is exempt from all transfer taxes pursuant to TENN. CODE ANN. § 67-4-409(a)(1)(C)(iv) and valuation oath pursuant to TENN. CODE ANN. § 67-4-409(a)(1)(E).

Affiant

Sworn to and subscribed before me this 2nd day of July, 2026.

Notary Public

ASHLEY BRADLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER